

DISTRICT VI ADVISORY BOARD

Minutes

Monday
April 3, 2006
7:00 p.m.

Evergreen Recreation Center
2700 N. Woodland
Lounge Clubroom

The District VI Advisory Board meeting was held at 7:00 p.m. at the Evergreen Recreation Center Lounge Clubroom 2700 N. Woodland. The City Council Member, Sharon Fearey led the meeting and ten (10) District Advisory Board members were in attendance. Ten (10) city staff were present and forty-four (44) members of the public. Approximately 64 were in attendance.

Members Present

C. Bickley Foster
Jaya Escobar
Veronica Triana
John VanWalleghen
Darcy Weaver
Rosalie Bradley
Bob Wine
Charlie Claycomb
Bob Schreck
Marsha Carr

Members Absent

Linda Matney
Carol Skaff
Garrett Harmon-Youth

Staff Present

Officer Kyle, Patrol West
Officer Morris, Patrol North
Terri Dozal, Neighborhood Assistant
Jess McNeely MAPD
Connie Clark
Lt. Nolte, Patrol North
Scott Dunakey, MAPD
Steve King, Public Works
John D'Angelo City Arts
Sharon Dickgrafe, Attorney

Guests

Listed at end

Call to Order

Councilwoman Fearey called the meeting to order at 7:05 p.m.

Approval of Minutes

The minutes from March 6, 2006 were approved as submitted (**Schreck/Wine 9-0**)

Approval of Agenda

The agenda was approved with an amendment to the Public Agenda, Earl Wall from the Shepard's Center of West Wichita (**Schreck/Claycomb 9-0**)

Member Triana arrived at 7:10 p.m

Public Agenda

1. **Advocates for Ending Chronic Homelessness** - *Ben Grismore*, presenting for Interfaith Ministries. *Grismore* discussed there are many congregations, numerous business and professional people along with housing and homeless services staff working as a coalition to find an approach to end homelessness. There is shortage of space to house the homeless at this time and what the coalition would like to see is a shelter open 24/7 year round including sleeping arrangements and to have specialized staff to work with this population. There is a plan showing construction/renovation where the cost would be \$1.3 million and an annual operating cost of around \$545,000. The next step is community involvement. We need your help and that is why I'm here tonight to discuss the problem. **Member Schreck** asked how many cities have these centers? Not sure, but all 50 states have plans to do this form of coalition. **Member**

Escobar thanked *Grismore* for bringing people together to come up with solutions. **Escobar** included the homeless population includes three children to one adult. I encourage people to pray for the homeless.

2. **Shepherd's Center of West Wichita:** *Earl Wall* presented the center is an organization of volunteers who are all older adults planning and providing programs and services for older adults in their community. The purpose is for older adults to share their wisdom and expertise with others. There is a small class registration fee and lunch is included. The sessions meet on Thursday from 9 am to 3:30 pm. The center supports itself from class registrations and donations. **Member Foster** asked if this is similar to the East side Shepherd's center? Yes, it is similar.

*******Action:** Receive and File

Staff Presentations

3. Community Police Report

Officer Stevens Patrol South located in Old Town stated he is working with the coalition for ending Chronic Homelessness. On Beat 22 the Tabu Club has had some gang activity and we are increasing enforcement and trying to solve this issue. The downtown Library is also having problems with homelessness. We continue to see high accident counts at Kellogg & Washington streets. This is a continued problem and have now contacted KDOT to see what can be done. There is an increase of Graffiti and burglaries with businesses that use copper wire and scrap metal.

Member Carr asked for the phone number to report graffiti. **Member Schreck** said you need to let your beat coordinator know about any incidents so this can be documented.

Officer Kyle Patrol West said La Placita Park neighborhood would be holding a clean up this Saturday. Due to inquiries about 13th and N. River Blvd intersection, I have looked at statistics on accidents and there is not much to report after talking to traffic engineers their suggestion is to possibly reduce the speed at the intersection to 30 mph. We continue to see lots of larcenies to businesses.

Our captain asked we let everyone know about the Sunflower NA working with the beat coordinator on placing signs in high crime areas saying the neighborhood is monitoring the area for activity and passing out flyers. We are seeing a decrease in crimes. April 11th Riverside association is hosting Captains Nelson and Norris to discuss this project.

Patrol North *Lt. Doug Nolte* stated his mission is to address crime trends, work with Community Police and will be working with SCAT over the summer. The amount of officers for the North bureau should be 103 and we are at 92 at this time. This creates problems when trying to handle crime. There has been no decrease in response times but we need to look how our community police are working in the neighborhoods. We have a big concern about drive by's and gang activity. Lt. Easter, Gang Unit has been tracking cases and giving us a better idea of what is taking place up here. By July a new graduating class will be out but even though they train for 9 months it takes time to get them on the street working.

We hope to have extra SCAT officers also working from 5 to 10 pm. Last year it cost \$279,000 to remove graffiti. **Member Schreck** said we depend on our community police and they do a great job.

Member Carr asked if we email or call can you send us names of criminals so we can put in our newsletters and is there a reward for capture? *Nolte* responded no to giving out names but his phone number is 303-8065 and I have voice mail for you to leave me a message.

***** **Action:** Receive and file.

Planning

4.a ZON2006-00005 3851 and 3901 N Broadway

The District VI Advisory Board considered a zone change request from “SF-5 Single-Family Residential to “GI” General Industrial. The DAB Members were provided the public notice and MAPD staff report for review prior to the meeting. *Scott Dunakey*, Planner presented the case background and reviewed the staff recommendation with members and the public.

Seven members of the public spoke in opposition of the zone change request stating the following: oppose the type of business going in; wants area to remain quiet and free of trash; do not want my property value to go down; there is no buffer zone and we should have been notified sooner. It was also noted many letters of opposition were being submitted to the MAPD.

Tim Austin, agent stated this property is under a contract buyer, there should be no traffic through the residential area, and lack of utilities is not an argument for denial and the property does conform to the zoning guidelines. If however, this request would be approved with a protective overlay the applicant would only agree to some of the staff conditions. The conditions are as follows: under Item A- outdoor recreation and entertainment and storage outdoors be addressed under a CUP, remove items #B, C and H and add item I stating dedication of access control to west.

DAB members’ questions/concerns included 1) do the two cases belong to the same owner; 2) is there no access on the northwest side to Broadway; 3) are you stating you don’t want sewer utilities, 4) what about the decibel level for noise and 5) what part of the acreage is in the flood plain

***** **Action:** Motion to recommend to **Deny** the zone change request based on staff recommendations including the following: lack of screening, poor access to area, too close to residential property and no platting. (**Foster/Escobar10-0**)

4.b ZON2006-00006

The District VI Advisory Board considered a zone change request from “SF-5 Single-Family Residential to “GI” General Industrial 460 feet south of I-235 and 1,200 feet west of Broadway. The DAB Members were provided the public notice and MAPD staff report for review prior to the meeting. *Scott Dunakey*, Planner presented the case background and reviewed the staff recommendation with members and the public.

Seven members of the public spoke in opposition of the request stating this would be more intense usage than they are comfortable with and a rodeo is taking place on the property. It was also noted many letters of opposition were being submitted to the MAPD.

Tim Austin, agent stated this property does conform to the zoning guidelines; would provide access limitation under a protective overlay; separates residents by the creek; is not suited for residential and any impact would be on the owner.

DAB members’ questions/concerns included 1) do the two cases belong to the same owner; 2) why didn’t you request “LI” Limited Industrial; 3) what about a proposed overlay with an addition about livestock; 4) with a “GI” request and a protective overlay allows the owner to make all the noise he wants and 5) what part of the acreage is in the flood plain

***** **Action:** Motion to recommend to **Deny** the zone change request based on staff recommendations. (**Schreck/Claycomb 10-0**)

5. ZON2006-00010

District VI Advisory Board considered a zone change from “SF-5” single family residential to “TF-3” two-family residential located Northwest of Hoover and 8th Street N. The DAB Members were

provided the public notice and MAPD staff comments for review prior to the meeting. **Jess, McNeely**, Planner presented the case background and reviewed the staff recommendation with members and the public.

Jeff Neidens, agent said the property platting is for four lots but are using only three for building duplexes; the property is adjacent to Interstate-235; property on the south side also has duplex; there would be a 30ft. setback and paving from the sidewalk to the parking will be done in the future.

No members of the Public spoke in opposition of the request. One letter was submitted to DAB members in opposition.

DAB members' questions/concerns included 1) How much parking would there be for the duplexes; 2) what is the probability a single family home would be built instead of duplexes; 3) is Hoover Street paved; 4) are there houses that back up to the Interstate; 5) the on-going problems with the tenants in this area need to be addressed and 6) is there to be paving between the sidewalk and the parking area.

***** **Action:** Motion to recommend Approval of zone change request based on staff recommendations. (**Wine/VanWalleghe 8-2 Foster/Carr**)

6. Bike Path along the Arkansas River, between Central and 13th Street

The 2005-2014 Capital Improvement Program (CIP) adopted by the City Council includes a project to improve the existing bike path along the west bank of the Arkansas River, between Central and 13th Street. *Steve King*, Public Works gave an overview of the project background history, what the project would consist of (pause points, many plants, drinking fountain and additions to the current lighting) funding and when construction is projected to begin.

DAB inquiries/comments were the following:

- Great to have pause points and water fountain
- Where would there be parking?
- Would there be repaving of the existing path
- Why was pause point #2 selected on N side in Sims Park and can it be connected to something else for better traffic flow.
- Can't believe there will be two miles of river path and no parking on west side.
- Will artwork be graffiti proof?

Members were given responses to all comments.

*******Action:** Motion to recommend Approval of the bike path project (**Weaver/Escobar 9-1 Wine**)

7. Community Event Ordinance

Connie Clark, Community Event Coordinator presented on the process the City has established to assist citizens who request use of public property for a "community event." This is a new proposed ordinance developed to simplify the application process for citizens, sort of a one-stop shop with a fee of \$75 if applicable, much cheaper than current licensing. John D'Angelo, City Arts Director, and Sharon Dickgrafe, City Attorney were also present to answer any questions.

The board questioned/commented on the following issues: 1) Do neighborhood block parties that do not block the street still need a permit, if so, some neighborhoods will not hold block parties; 2) Example: I have a canopy 10ft x 10ft. according to your information I will need a permit; 3) If a party is on private property and the food is catered by a commercial company what about a permit for food, is that needed? 4) Would a Run/ Race be considered as an event; 5) a children's parade, will this need a permit; 6) what about people just showing up in a park and having a celebration; 7) when applications are offered, please make sure the city ordinances are given with it; 8) were all the organizations who held special events last

year notified of these changes and 9) why was the City asking for approval on an issue that all the kinks had not been worked through. All questions were given a response.

One member of the public spoke about outdoor events with loud music. If police are called they should have available working decimal readers to measure loud music. Also, another stated he was happy to see the changes and hoped the City would be consistent and fair to all applying for a special event permit.

*******Action:** Motion to recommend **Approval (Claycomb/Weaver 9-1 Escobar)** of the ordinance as presented and include working decimal meters when measuring loud noise.

Board Agenda

8. Problem Properties

None were reported

9. Neighborhood Reports

- National Day of Action: **Member Escobar** explained the event that would be taking place.
- 235 Kellogg/ Central interchange: Community Advisory updates

Action: Receive and file.

Updates from the Council Member

House for sale: 1425 N. Broadway

With no further business to discuss, the meeting adjourned at 11:05 pm

Guests

CW & Gertrude Ward	521 W. 39 th St. N. 67204 gward19@cox.net
Ted & Ineta Rader	307 W. 41 st St. N.
Leslie & Leonard Hicks	2330 Cardinal Dr. Ben Hills
Tim Austin	
Vickie Adamson	1829 W. Harborlight Harbor Isle
Janis, Larry Watkins	691 W. 39 th St. N. 67204 lawwatkins@sbcglobal.net
Sharon O'Connor	501 W. 39 th St. N.
Lyle & Jerry Ann Hang	672147 VC, KS
Judy Schoenecker	3801 N. Broadway 67219 rhblues@aol.com
Carlos Contreras	2208 N. Wellington El Pueblo Carlos.con2@gmail.com
Joshua Rodriquez	4541 Woodrow Ct. Bellaire eros2222@hotmail.com
Wendell Turner	2623 Fairview
Marvin & Margie Casebolt	228 West 42 nd St. N.
Larry Kratz	4153 N. Broadway
James Ross	3813 N. Broadway
Jan & Kayla Byron	3958 N. Arkansas
Robby Watkins	601 W 39 th St. N. Wichitarob38@yahoo.com
Dana Sebastian	622 W. 38 th St. N. solsebastian@sbcglobal.net
Rona Smith	503 Kopplin
David & Georgeana Lawrence	4901 Kimberly Ln 67204,
Ted E. Knopp	310 W. Central Ste.203 Wichita 67202,
Bruce Simkins	501 W. 42 nd St. N. 67204
Brent Thomas (Baughman Company)	3039 E. Lawrence Ct. 67219 bthomas@baughmanco.com
Kathy Dittmer	823 Litchfield Riverside Citizens Association
Jerry Forshee	533 Long Lane

Floyd M Bleshu	200 W. 43 rd St. N.
Winona Pruitt	414 W. 43 rd St. N
Algie Hall	628 Kopplin
Alice Lewis	4160 Arkansas 838-1800
Veda Koelling	614 W. 41 st St. N. 838-8872
Larry & Mary Lou Stephen	300 Long Lane
Barry & Lola Kurtz	508 W. 38 th St. N. 832-1498
Earl Wall	954 Prairie Park 67218 686-1628
Elaine McIntyre	500 W. 42 nd St. N. 67204 838-4616 elaine_m@sbcglobal.net

Respectfully Submitted,

Terri Dozal
6th District Neighborhood Assistant